

**TRANSFER
TAX
PAID**

Maine Short Form Warranty Deed

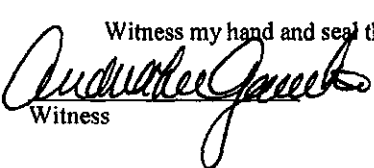
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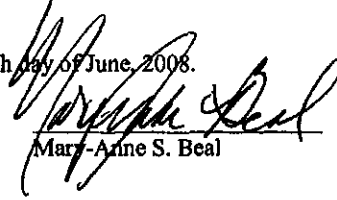
I, MARY-ANNE S. BEAL, of Waterville, Kennebec County, and State of Maine, for consideration paid, grant to TYLER K. SMITH and MARGARET K. SMITH, whose mailing address is 23 Morrill Avenue, Waterville, Kennebec County, State of Maine, AS JOINT TENANTS, with **WARRANTY COVENANTS**, the land together with any buildings and improvements thereon situated in Waterville County of Kennebec and State of Maine, being more particularly described as follows:

A certain lot or parcel of land, together with any buildings and improvements thereon, situated in the City of Waterville, County of Kennebec and State of Maine, being more particularly described in Exhibit A, attached hereto and made a part hereof.

Meaning and intending to convey the same premises described in a Quit Claim Deed with Covenant from Cassie B. Williams to Keith F. Beal and Mary-Anne S. Beal, dated April 1, 1988, and recorded in the Kennebec County Registry of Deeds in Book 3333, Page 321; reference is also made to the Abstract of Divorce between Keith F. Beal, Plaintiff, and Mary-Anne S. Beal, Defendant, dated May 23, 1997, and recorded in the Kennebec County Registry of Deeds in Book 5365, Page 266.

Witness my hand and seal this 25th day of June, 2008.

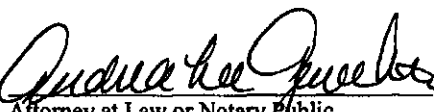

Witness


Mary-Anne S. Beal

STATE OF MAINE
County of Kennebec, ss.

Then personally appeared the above named Mary-Anne S. Beal, known to me, this 25th day of June, 2008, and acknowledged before me the foregoing instrument to be her free act and deed.

Before me,


Attorney at Law or Notary Public
Printed Name: _____

Andrea Gauthier
~Notary Public~
State of Maine
Expires May 04, 2013

2 Statewide Title
PO Box 1363
Auburn, Me 04211-1363

Exhibit A

A certain lot or parcel of land, with the buildings thereon, situated in the City of Waterville, County of Kennebec and State of Maine, bounded and described as follows:

PARCEL ONE: BEGINNING on the north side of Morrill Avenue at a stone bound; THEN running northerly on land now or formerly of Ella Graves about one hundred sixty (160) feet to a stone bound; THEN westerly sixty-eight (68) feet on the right of way now or formerly of Maine Central Railroad Company to land now or formerly of Arthur Chavonelle; THEN southerly by land now or formerly of Arthur Chavonelle about one hundred and fifty-eight (158) feet to an iron pin; THEN easterly on said Morrill Avenue sixty-eight (68) feet to the first mentioned bound.

PARCEL TWO: A strip of land twenty (20) feet in width, more or less, adjoining the northerly line of Parcel One described above of the grantor, and is bounded westerly by land now or formerly of O'Heir and easterly by land now or formerly of Mathieu.

File #08-1208

Received Kennebec SS.
06/27/2008 18:51AM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS